



# MANCHESTER

## Essex County



[NARRATIVE](#)

[GEOGRAPHY](#)

[GOVERNMENT](#)

[DEMOGRAPHICS](#)

[HOUSING CHARACTERISTICS](#)

[TRANSPORTATION](#)

[CULTURE AND RECREATION](#)

[MISCELLANEOUS](#)



## NARRATIVE

### Narrative

The Town of Manchester-by-the-Sea was included in a grant of land to the Massachusetts Bay Colony made in 1629 by Charles I who signed their charter in that year. By June of the same year the first ship, the Talbot, dropped anchor in Manchester Harbor carrying settlers for the new town. Formally incorporated in 1645, the young community displayed its moral foundations by adopting a set of laws and regulations that prohibited the slave trade, made cruelty to animals a civil offence and forbade imprisonment for debt. Historians point out that these goodly beginnings may have led the colonists to go overboard as they continued to try to legislate all behavior with laws about how to conduct a courtship, laws against "excess in apparel" or "immodest laying out of theire haire". In 1644 a tide-mill was established, in 1668 a sawmill was built and in 1684 Aaron Bennett set up a grist mill. Foreshadowing its maritime future, John Norton began building ships on land granted him near the shore in 1684. By 1700 the prosperous burghers of Manchester were able to pay Masconomet, the sagamore of the Agawam Indians, 3 pounds and 19 shillings in silver money for all rights to the lands on which the town stood.

The town's economy was based on some farming and a lot of fishing for cod and mackerel, and Manchester men were known as good mariners. In 1810, 50 masters of vessels were Manchester residents. Manchester men were patriotic as well and they served in the successful assault on Louisburg in Canada, while the town meeting raised money to support the Minute Men. The life of the town was largely maritime with a fishing fleet, fish yards and fish storage warehouses until the decay of the fishing industry freed workers for the newly expanded woodworking and cabinet making jobs.

In 1845 a new phase opened in the town when the first summer resident, poet Richard Dana, built his vacation home. Manchester quickly became a very fashionable watering place for wealthy people from the city and the town gained an increasingly important summer population. In 1868 the original Town Hall was built, while the public library was given to the town by the Hon. T. Jefferson Coolidge, a summer resident in 1886.

In modern times, Manchester has retained its reputation as a fashionable summer address, while developing a new suburban population as a handsome residential community.

(Seal supplied by community. Narrative compiled from historical materials)



# GEOGRAPHY

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## Location

Northeastern Massachusetts, bordered by Beverly and Wenham on the west, Hamilton and Essex on the north, Gloucester on the east, and the Atlantic Ocean on the south. Manchester-by-the-Sea is located 25 miles north of Boston and 245 miles from New York City.

**Total Area:** 18.25 sq. miles

**Land Area:** 7.84 sq. miles

**Population:** 5,286

**Density:** 674 per sq. mile

## Climate

(National Climatic Data Center)

(Middleton Station)

Normal temperature in January.....25.8°F  
Normal temperature in July.....71.6°F  
Normal annual precipitation.....43.6"

## U.S.G.S. Topographical Plates

Marblehead North, Gloucester

## Regional Planning Agency

Metropolitan Area Planning Council

## Metropolitan Statistical Area

(1993 Definition)

Boston



# GOVERNMENT

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## Municipal Offices

Main Number: (978) 526-1712

[Telephone Numbers for Public Information](#)

## Form of Government

Board of Selectmen  
Executive Secretary  
Open Town Meeting

## Year Incorporated

As a town: 1645

## Registered Voters (Secretary of State 1994)

	Number	%
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Total Registered	3,536	
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Democrats	548	15.5 %	Republicans	900	25.5 %	Other parties	1	0.0 %	Unenrolled Voters	2,087	59.0 %
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## Legislators

[Senators and Representatives by City and Town](#)



# DEMOGRAPHICS

**Table DP-1. Profile of General Demographic Characteristics: 2000**

Geographic Area: Manchester-by-the-Sea town, Essex County, Massachusetts

[For information on confidentiality protection, nonsampling error, and definitions, see text]

Subject	Number	Percent	Subject	Number	Percent
Total population.....	5,228	100.0	<b>HISPANIC OR LATINO AND RACE</b>		
<b>SEX AND AGE</b>			Total population.....	5,228	100.0
Male.....	2,468	47.2	Hispanic or Latino (of any race).....	40	0.8
Female.....	2,760	52.8	Mexican.....	8	0.2
Under 5 years.....	255	4.9	Puerto Rican.....	3	0.1
5 to 9 years.....	336	6.4	Cuban.....	2	-
10 to 14 years.....	447	8.6	Other Hispanic or Latino.....	27	0.5
15 to 19 years.....	292	5.6	Not Hispanic or Latino.....	5,188	99.2
20 to 24 years.....	152	2.9	White alone.....	5,137	98.3
25 to 34 years.....	437	8.4	<b>RELATIONSHIP</b>		
35 to 44 years.....	819	15.7	Total population.....	5,228	100.0
45 to 54 years.....	950	18.2	In households.....	5,210	99.7
55 to 59 years.....	408	7.8	Householder.....	2,168	41.5
60 to 64 years.....	273	5.2	Spouse.....	1,207	23.1
65 to 74 years.....	470	9.0	Child.....	1,496	28.6
75 to 84 years.....	287	5.5	Own child under 18 years.....	1,202	23.0
85 years and over.....	102	2.0	Other relatives.....	108	2.1
Median age (years).....	43.7	(X)	Under 18 years.....	35	0.7
18 years and over.....	3,978	76.1	Nonrelatives.....	231	4.4
Male.....	1,848	35.3	Unmarried partner.....	91	1.7
Female.....	2,130	40.7	In group quarters.....	18	0.3
21 years and over.....	3,876	74.1	Institutionalized population.....	18	0.3
62 years and over.....	1,008	19.3	Noninstitutionalized population.....	-	-
65 years and over.....	859	16.4	<b>HOUSEHOLD BY TYPE</b>		
Male.....	370	7.1	Total households.....	2,168	100.0
Female.....	489	9.4	Family households (families).....	1,436	66.2
<b>RACE</b>			With own children under 18 years.....	642	29.6
One race.....	5,207	99.6	Married-couple family.....	1,207	55.7
White.....	5,169	98.9	With own children under 18 years.....	530	24.4
Black or African American.....	3	0.1	Female householder, no husband present.....	175	8.1
American Indian and Alaska Native.....	9	0.2	With own children under 18 years.....	86	4.0
Asian.....	20	0.4	Nonfamily households.....	732	33.8
Asian Indian.....	3	0.1	Householder living alone.....	597	27.5
Chinese.....	6	0.1	Householder 65 years and over.....	255	11.8
Filipino.....	1	-	Households with individuals under 18 years.....	672	31.0
Japanese.....	6	0.1	Households with individuals 65 years and over.....	626	28.9
Korean.....	4	0.1	Average household size.....	2.40	(X)
Vietnamese.....	-	-	Average family size.....	2.96	(X)
Other Asian <sup>1</sup> .....	-	-	<b>HOUSING OCCUPANCY</b>		
Native Hawaiian and Other Pacific Islander.....	-	-	Total housing units.....	2,327	100.0
Native Hawaiian.....	-	-	Occupied housing units.....	2,168	93.2
Guamanian or Chamorro.....	-	-	Vacant housing units.....	159	6.8
Samoa.....	-	-	For seasonal, recreational, or		
Other Pacific Islander <sup>2</sup> .....	-	-	occasional use.....	108	4.6
Some other race.....	6	0.1	Homeowner vacancy rate (percent).....	1.2	(X)
Two or more races.....	21	0.4	Rental vacancy rate (percent).....	1.4	(X)
<i>Race alone or in combination with one</i>			<b>HOUSING TENURE</b>		
<i>or more other races: <sup>3</sup></i>			Occupied housing units.....	2,168	100.0
White.....	5,190	99.3	Owner-occupied housing units.....	1,535	70.8
Black or African American.....	8	0.2	Renter-occupied housing units.....	633	29.2
American Indian and Alaska Native.....	14	0.3	Average household size of owner-occupied units.....	2.65	(X)
Asian.....	29	0.6	Average household size of renter-occupied units.....	1.81	(X)
Native Hawaiian and Other Pacific Islander.....	1	-			
Some other race.....	7	0.1			

- Represents zero or rounds to zero. (X) Not applicable.

<sup>1</sup> Other Asian alone, or two or more Asian categories.

<sup>2</sup> Other Pacific Islander alone, or two or more Native Hawaiian and Other Pacific Islander categories.

<sup>3</sup> In combination with one or more of the other races listed. The six numbers may add to more than the total population and the six percentages may add to more than 100 percent because individuals may report more than one race.

Source: U.S. Census Bureau, Census 2000.



# HOUSING CHARACTERISTICS

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**Home Sales** (Banker & Tradesman) -

[Town Stats - Free market Statistics](#)

**Subsidized Housing Units** (DHCD 1998)

[DHCD Subsidized Housing Inventory](#)

Subsidized Housing Units: The number of housing units which count toward the municipality's 10% goal for low- and moderate-income housing. It includes both subsidized affordable units and market rate units in certain eligible subsidized developments.

**Public Housing Units** (DHCD 1999)

Conventional State:	84
Conventional Federal:	0

**Rental Assistance**(DHCD 1999)

State (MRVP:	0
Federal (Section 8):	0



# TRANSPORTATION

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## TRANSPORTATION AND ACCESS

Manchester-by-the-Sea is situated in the Greater Boston Area, which has excellent rail, air, and highway facilities. State Route 128 and Interstate Route 495 divide the region into inner and outer zones, which are connected by numerous "spokes" providing direct access to the airport, port, and intermodal facilities of Boston.

### Major Highways

Principal highways are State Routes 127 and 128.

### Rail

Commuter rail service to Beverly Farms Station and North Station, Boston, is available from Manchester Station. Travel time from Manchester Station: 47-54 min.; 71 MBTA parking spaces.

### Bus

Manchester-by-the-Sea is a member of the Massachusetts Bay Transportation Authority (MBTA).

### Other

The Beverly Municipal Airport, a Reliever (RL) facility in neighboring Beverly, has 3 asphalt runways 3,500'; 4,634'; and 5,001' long. Instrument approaches available: Non-precision.



# CULTURE AND RECREATION

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## LIBRARIES

[Board of Library Commissioners On-line Library Catalog](#)

(American Association of Museums)

## MUSEUMS

Manchester Historical Society  
10 Union Street  
(978) 526-7230

## RECREATION

[Telephone Numbers for Public Information](#)

**Recreational Facilities** (Recreational sites and activities)

[Department of Environmental Management Recreation Section](#)



# MISCELLANEOUS

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## HEALTH FACILITIES

(Dept. of Public Health 1992)

### Hospitals

None

### Long Term Care

Oakwood Nursing Home

### Hospices

None

### Rest Homes

None

### UTILITIES

[Telephone Numbers for Public Utilities](#)



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# ACKNOWLEDGEMENT

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The Department of Housing and Community Development would like to thank the many government agencies noted as having provided information for the community profiles. In addition to these agencies, the Regional Transit Authorities assisted with the transportation component of the profiles. We gratefully acknowledge the assistance of many city and town officials, which enabled us to include information obtainable only at the local level. DHCD would also like to thank the following individuals for providing special help: Leslie A. Kirwan, Deputy Commissioner, Division of Local Services, Department of Revenue; Richard Shibley, Deputy Secretary of State; Bob Beattie of the Department of Public Health; Charles W. Clifford from the Martha's Vineyard Commission; Dennis Coffey of the Executive Office of Transportation and Construction; Donna Fletcher and Christian Jacqz of the Executive Office of Environmental Affairs; James Griffin from the MBTA; Karen Loh from Banker & Tradesman; Todd Maio from the Department of Welfare; Geoffrey Morton from the Election Division of the Secretary of State's Office; Stephen R. Muench of the Massachusetts Aeronautics Commission; Rol Murrow of the Aircraft Owners and Pilots Association; Mary Ann Neary and Emmanuelle Fletcher, reference librarians at the State House Library; Jeff Nellhaus from the Department of Education; and George Sanborn, reference librarian at the State Transportation Library.

NOTE: The COMMUNITY PROFILE draws information from a diversity of sources. The main source of information is listed under each section. In some instances comments submitted by the municipality were incorporated to correct and/or enhance the information obtained from the main source. However, no changes were made to those data bases which must be consistent throughout the state. DHCD has made efforts to ensure the accuracy of all data in the COMMUNITY PROFILES, but cannot take responsibility for any consequences arising from the use of the information contained in this document.